

# \$599,000 - 0 FLOODS Road

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## Listing ID: 40324481

**\$599,000**

, 257 acres

Vacant Land

0 FLOODS Road, Mattawa, Ontario,  
P0H1V0

Huge, Spectacular 257 acre retreat in unincorporated township with ultra-low taxes and unlimited development opportunities. Property is currently used as a recreational paradise with over 8 km of maintained ATV trails many of which can also be used by 4WD pickup or tractor. Property is ultra-private with only one full time neighbour, backing on and adjacent to literally 10s of 1000's of acres of crown land stretching 7km all the way to the boundary of Algonquin Park. Wildlife abounds in this mixed forest dominated parcel with about 30 acres of fields, some wetlands, amazing creek with speckled trout which also doubles as an exclusive 3.5 km kayak or canoe route only accessible from this property which spans into adjacent Crown Land. This serene setting has amazing vistas with an additional incredible variety of unique features including ponds, highlands, erratic boulders, hay fields, garden and homesteading sights, multiple camp sites and 164' of elevation changes from lowest to highest points plus dark skies at night for the ultimate in star gazing. If you are in the market for absolute privacy, outdoor adventures, homesteading, nature walks, hunting or foraging opportunities +++ , then this is a must see property that

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will not disappoint. (id:37775)

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Last Modified: 16/09/2022 02:19:06 PM

Listing Office:RE/MAX LEGEND REAL ESTATE INC., BROKERAGE, RESTOULE